

111.0

0002

0028.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

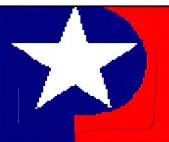
759,000 / 759,000

USE VALUE:

759,000 / 759,000

ASSESSED:

759,000 / 759,000


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
25		BERKELEY ST, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: POTAPOV VLADIMIR	
Owner 2: SHMUSHKOVICH TAISIA	
Owner 3:	

Street 1: 25 BERKELEY ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

**PREVIOUS OWNER**

Owner 1: HUGHES ELAINE H/TRUSTEE -

Owner 2: THE 25 BERKELEY ST TRUST -

Street 1: 25 BERKELEY ST

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

**NARRATIVE DESCRIPTION**

This parcel contains 5,792 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1931, having primarily Wood Shingle Exterior and 2005 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5792		Sq. Ft.	Site		0	70.	1.03	6									415,633						415,600	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description										User Acct
										70639
										GIS Ref
										GIS Ref
										Insp Date
										11/12/18

!8634!

**USER DEFINED**

Prior Id # 1:	70639
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/10/20	23:11:08
LAST REV Date	Time
11/21/19	18:41:41
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID										TAX DISTRICT		PAT ACCT.				
SALES INFORMATION																
Grantor		Legal Ref		Type	Date	Sale Code		Sale Price		V	Tst	Verif	Notes			
HUGHES ELAINE H	73519-295	1	10/24/2019					840,000		No	No					
HUGHES ELAINE H	51300-555	6/12/2008	Family						1	No	No					
ALEXANDER HUGHE	26371-110	6/3/1996								No	No	A				

BUILDING PERMITS										ACTIVITY INFORMATION							
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
3/31/2015	270	Re-Roof	10,400					Strip and re-roof.	11/12/2018	MEAS&NOTICE	HS	Hanne S					
6/23/2010	731	Addition	65,350					REAR 18X12 ADD & 7	10/28/2010	Info Fm Plan	BR	B Rossignol					
4/12/2000	243	Alterati	6,000	C				REPLACE ROOF GLASS	11/20/2008	Meas/Inspect	163	PATRIOT					
									4/19/2000	Inspected	264	PATRIOT					
									2/3/2000	Measured	197	PATRIOT					
									8/31/1993		EK						

Sign: VERIFICATION OF VISIT NOT DATA   /  /

